

FOR SALE



OPERATIONAL EXPRESS CAR WASH ON ±1.0 AC

EXPRESS CAR WASH ON ±1.0 AC

6390 BELLS FERRY RD, ACWORTH, GA 30102 (CHEROKEE COUNTY)

LINDSEY MEYERS | 404.556.4960 | LINDSEY@SRACRE.COM | SRACRE.COM

**SOUTHEAST
RETAIL ADVISORS**

INVESTMENT SUMMARY

INVESTMENT SUMMARY	
OFFERING PRICE	CONTACT BROKER
PROPERTY SPECIFICATIONS	
ADDRESS	6390 BELLS FERRY RD ACWORTH, GA 30102
BUILDING	±4,340 SF
ACREAGE	±1.0 AC
YEAR BUILT	2011 (RENOVATED IN 2022)
BUILDING TYPE	SINGLE TENANT
BUILDING USE	EXPRESS CAR WASH
TUNNEL LENGTH	100'
VACUUMS	22
PAY STATIONS	2
OWNERSHIP TYPE	FEE SIMPLE LAND & BUILDING
ZONING	CG
CITY	ACWORTH
COUNTY	CHEROKEE COUNTY
PARCEL ID	015N05-00000-079-000-0000

PROPERTY HIGHLIGHTS	
☐	EXISTING EXPRESS CAR WASH ON ±1.0 AC
☐	LOCATED JUST SOUTH OF WALMART AND LIDL ON BELLS FERRY RD
☐	CURRENTLY OPERATED AS FRONTLINE AUTO SPA – NO RESTRICTIONS ON NEW BUYER RE-BRANDING
☐	EXISTING EXPRESS CAR WASH CONSISTING OF: • SONNY’S EQUIPMENT (CHAIN & CONVEYOR SYSTEM) • 100’ TUNNEL • 22 VACUUMS • 2 PAY STATIONS

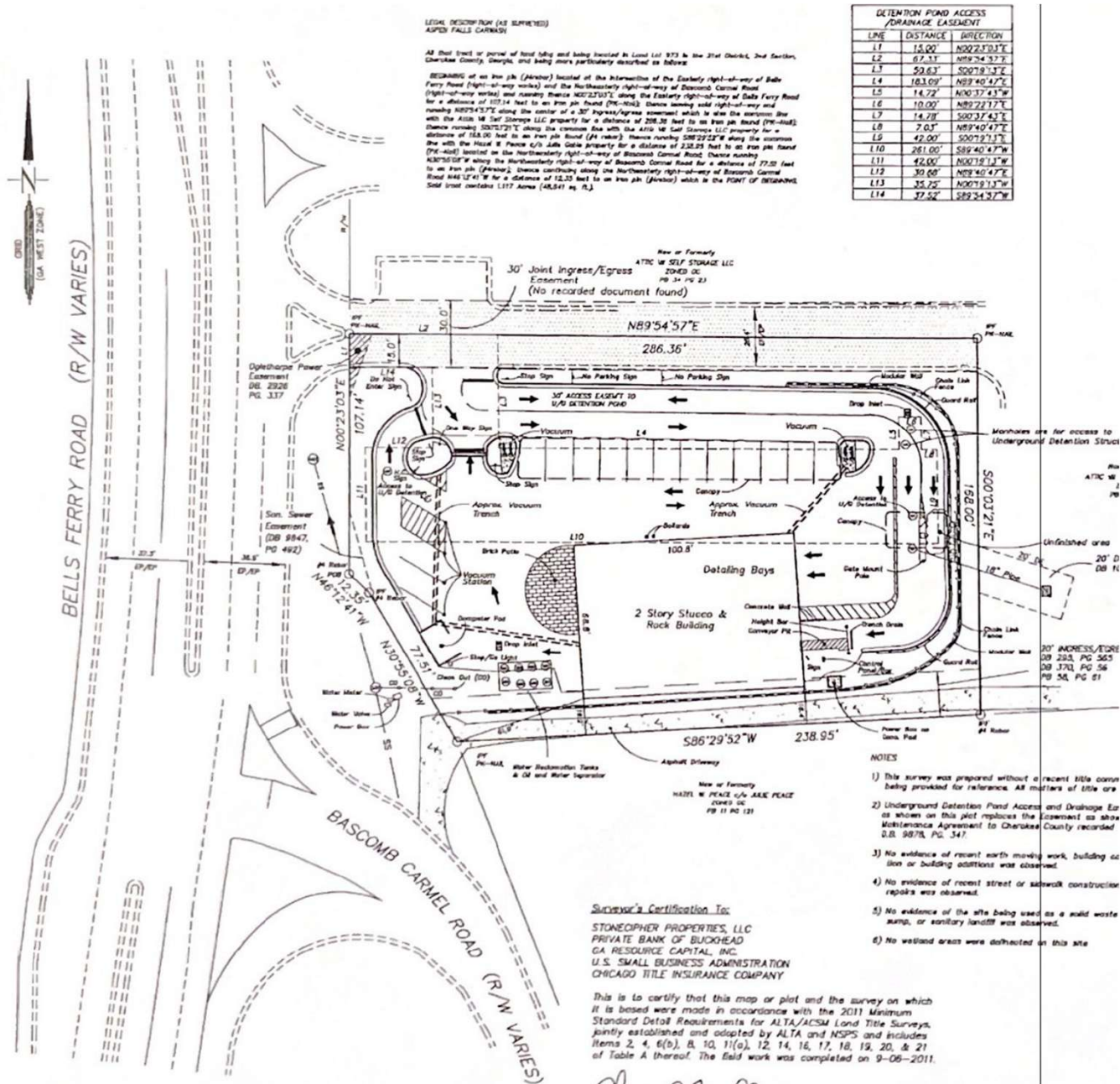
DEMOGRAPHICS			
	1 MILE	3 MILE	5 MILE
POPULATION	9,792	68,185	156,247
HOUSEHOLDS	3,286	23,558	55,255
AVG HH INCOME	\$94,750	\$104,779	\$99,512

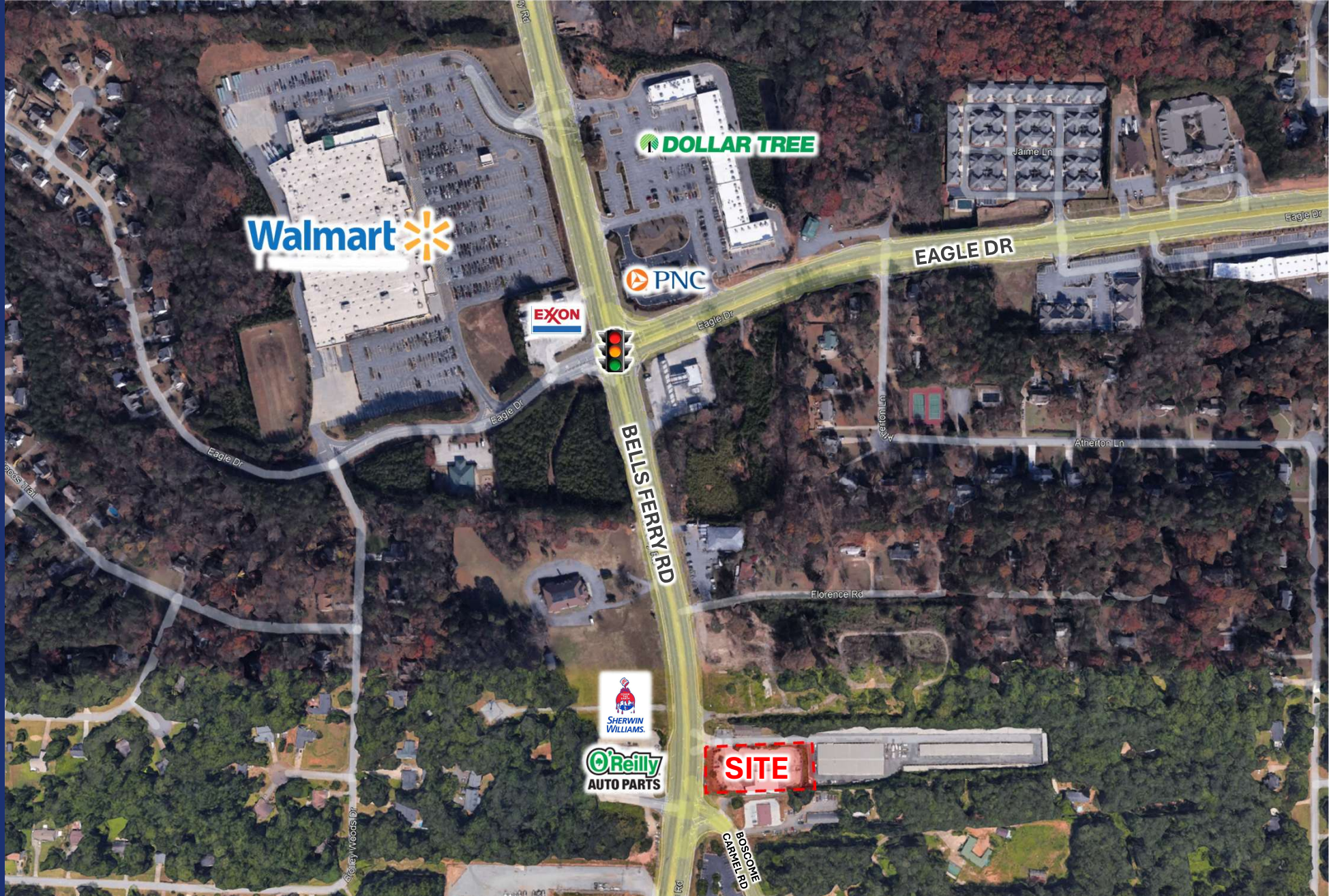
TRAFFIC COUNTS	
27,000 AADT – BELLS FERRY RD	

TENANTS IN IMMEDIATE AREA



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*The information herein was obtained from third parties. Any and all interested parties should have their choice of experts inspect the property and verify all information.
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